

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
716 SPRING VALLEY LLC 444A NORTH MAIN ST #331 EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		104	136600		136,600										
												RES LAND		104	87000		87,000										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		104	10300		10,300										
				SUPPLEMENTAL DATA																							
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY				Received NIA Field 8 Field 9 Field 10																			
GIS ID F_381338_2849492				Mailed				Assoc Pid#				Total		233,900		233,900											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
716 SPRING VALLEY LLC SERRAZINA ERICA OVER THE BARS LLC FERRERO WILLIAM J JR, GOODRICH				22782 0174		07-31-2019		Q		I		240,000		00		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
				20343 0425		07-08-2014		Q		I		190,000		00		2021		104	130,800	2020	104	113,000	2019	104	109,700		
				14824 0224		02-01-2005		U		I		219,000		1				104	80,400		104	80,400		104	78,200		
				06804 0297		04-13-1988		U		I		125,000						104	10,300		104	8,800		104	8,800		
				04103 0371		02-27-1975		U		I		0															
														Total		221,500		Total		202,200		Total		196,700			
EXEMPTIONS								OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor									
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int											
Total				0.00																							
ASSESSING NEIGHBORHOOD																											
Nbhd				Nbhd Name				B				Tracing				Batch											
0001								104				MA															
NOTES																											

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	12	MULTI-CONV	Basement Floor	12	CONCRETE
Model	03	MULTI-FAMILY	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	2	
Foundation	3	MASONRY	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			104	TWO FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2	4	SOLID WOOD	COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	94.72	
Interior Floor 2			RCN	216,768	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	5	STEAM	Year Built	1880	
AC Type	02	PARTIAL	Effective Year Built	1981	
Bedrooms	4		Depreciation Code	AG	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	37	
Total Rooms	8		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	2		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	136,600	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
04	GARAGE/L			L	483	30.48	1940	70	0.00	GD	A	1.00	10,300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	824		22.51	18,551	
EFB	ENCL PORCH	0	382		33.85	12,930	
FFL	1ST FLOOR	824	824		112.43	92,644	
SFL	2ND FLOOR	824	824		112.43	92,644	
Ttl Gross Liv / Lease Area		1,648	2,854	1,928		216,768	

